

061.A

0008

0005.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

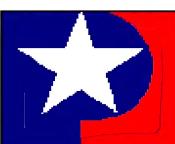
267,700 / 267,700

USE VALUE:

267,700 / 267,700

ASSESSED:

267,700 / 267,700



PROPERTY LOCATION

No	Alt No	Direction/Street/City
8		COLONIAL VILLAGE DR, ARLINGTON

OWNERSHIP

Unit #: H5

Owner 1: KING ALLISON J

Owner 2:

Owner 3:

Street 1: 32 RIVER ST

Street 2: APT 2

Twn/City: CAMBRIDGE

St/Prov: MA Cntry: Own Occ: N

Postal: 02139 Type:

PREVIOUS OWNER

Owner 1: SYMONDS CARL GEORGE -

Owner 2: -

Street 1: 8 COLONIAL VILL DR #H5

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1962, having primarily Brick Exterior and 662 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6021																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	267,700			267,700		127776
							GIS Ref
							GIS Ref
							Insp Date
							10/25/17

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	267,700	0	.	.	267,700		Year end	12/23/2021
2021	102	FV	263,900	0	.	.	263,900		Year End Roll	12/10/2020
2020	102	FV	256,400	0	.	.	256,400	256,400	Year End Roll	12/18/2019
2019	102	FV	233,800	0	.	.	233,800	233,800	Year End Roll	1/3/2019
2018	102	FV	193,100	0	.	.	193,100	193,100	Year End Roll	12/20/2017
2017	102	FV	179,500	0	.	.	179,500	179,500	Year End Roll	1/3/2017
2016	102	FV	175,900	0	.	.	175,900	175,900	Year End	1/4/2016
2015	102	FV	154,600	0	.	.	154,600	154,600	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.
SYMONDS CARL GE	67159-94		4/28/2016		195,000	No	No			5411
TURCO DENISE JO	23128-513		4/29/1993		65,000	No	No	Y		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
7/12/2021	USPS										JO	Jenny O
10/25/2017	Measured										DGM	D Mann
3/29/2017	SQ Returned										MM	Mary M
5/6/2000											197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA _____/_____/_____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH											
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average			Building Number 8.															
Sty Ht: 1	- 1 Story			A Bath: 1	Rating:																		
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating:																		
Foundation: 1	- Concrete			A 3QBth: 1	Rating:																		
Frame: 1	- Wood			1/2 Bath: 0	Rating: Average																		
Prime Wall: 7	- Brick			A HBth: 1	Rating:																		
Sec Wall: 1	%			OthrFix: 1	Rating:																		
Roof Struct: 2	- Hip			OTHER FEATURES				RESIDENTIAL GRID															
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units 1															
Color: BRICK				A Kits: 1	Rating:			Level FY LR DR D K FR RR BR FB HB L O															
View / Desir: 2ND - 2ND FLOOR				Frl: 0	Rating: Average			Other															
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper															
Grade: C	- Average							Lvl 2															
Year Blt: 1962	Eff Yr Blt:							Lvl 1															
Alt LUC:	Alt %:							Lower															
Jurisdict:	Fact: .							Totals				RMs: 4	BRs: 2	Baths: 1	HB: 0								
Const Mod:																							
Lump Sum Adj:																							
INTERIOR INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN											
Avg Ht/FL: STD				Location: R	- Rear			Exterior:	No Unit	RMS	BRS	FL											
Prim Int Wal: 2	- Plaster			Total Units: 1				Interior:	1	4	2	0											
Sec Int Wall: 1	%			Floor: 2	- 2nd Floor			Additions:															
Partition: T	- Typical			% Own: 0.657700002				Kitchen:															
Prim Floors: 4	- Carpet			Name: 9 - 6021				Baths:															
Sec Floors: 1	%			Total: 30.6	%			Plumbing:															
Bsmnt Flr: 1				CALC SUMMARY				Electric:															
Subfloor: 1				Basic \$ / SQ: 325.00	COMPARABLE SALES			Heating:															
Bsmnt Gar: 1				Size Adj: 1.40634441	Rate Parcel ID Typ Date Sale Price			General:															
Electric: 3	- Typical			Const Adj: 1.16654992																			
Insulation: 2	- Typical			Adj \$ / SQ: 533.186																			
Int vs Ext: S				Other Features: 32732																			
Heat Fuel: 1	- Oil			Grade Factor: 1.00																			
Heat Type: 3	- Forced H/W			NBHD Inf: 1.00000000																			
# Heat Sys: 1				NBHD Mod: 1																			
% Heated: 100	% AC: 100			LUC Factor: 1.00																			
Solar HW: NO	Central Vac: NO			Adj Total: 385701																			
% Com Wal	% Sprinkled			Depreciation: 118024																			
				Depreciated Total: 267676																			
MOBILE HOME				Make: []	Model: []	Serial #:	Year: []	Color: []															
SPEC FEATURES/YARD ITEMS				PARCEL ID 061.A-0008-0005.0								IMAGE											
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc					
More: N	Total Yard Items:							Total Special Features:						Total:									